

LINCOLN CITY/LANCASTER COUNTY PLANNING STAFF REPORT

for October 27, 2004 PLANNING COMMISSION MEETING

P.A.S.: Special Permit # 04057, Motorized Race Track

PROPOSAL: To allow a motorcycle race track

LOCATION: 201 West South St.

WAIVER REQUEST: n/a

LAND AREA: 25.06 acres more or less

CONCLUSION: This may be a reasonable site for the motocross track if all concerns can be reasonably addressed with conditions. At the time of this writing, a continued public hearing at Planning Commission and an on site demonstration are anticipated. Additional conditions of approval are anticipated through the process.

<u>RECOMMENDATION:</u>	Conditional Approval
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GENERAL INFORMATION:

LEGAL DESCRIPTION: All of Lot 112 and Lot 113 except a described portion, all located in the SE 1/4 of Section 34-10-6, Lancaster County, Nebraska. See attached legal.

EXISTING ZONING: I-1 Industrial

EXISTING LAND USE: Open/vacant

SURROUNDING LAND USE AND ZONING:

North: commercial/industrial, zoned I-1 Industrial

South: commercial, Van Dorn/Hwy 2 and Wilderness Park, zoned I-1 and P

East: Park, zoned P Public

West: Hwy 77, Salt Creek levy and trail, commercial/industrial, zoned I-1

ASSOCIATED APPLICATIONS: Change of zone 04068 for a text amendment.

HISTORY: Zoned I-1 in the 1979 zoning update. Change from A-A to K Light Industrial in 1967.

COMPREHENSIVE PLAN SPECIFICATIONS: This is shown as Industrial, all in the city limits.

UTILITIES: City service is reasonably available. Water is adjacent across South Street. Sewer is not abutting. LES for electric service.

TOPOGRAPHY: This is low floodplain in a “bowl” with 8 to 20 feet of drop to the water body on the property.

TRAFFIC ANALYSIS: Hwy 77 is a Federal Highway. Van Dorn/Hwy 2 is a State Highway. Park Blvd is a paved minor arterial and South Street is a paved urban collector.

PUBLIC SERVICE: City fire and police. Station 13 is at Coddington and A. Station 8 is at 17th and Van Dorn. The City Fire training station is across the street north from this facility. Bryan LGH West is at 17th and South.

REGIONAL ISSUES: Visibility, flood plain management and uses, provision of certain active recreational uses.

ENVIRONMENTAL CONCERNS: Pond, all in defined 100 year floodplain. Proximity to Wilderness, Sawyer Snell Park and Sherman Field. There is a tree mass and drainage way along the east side of the property. There is a small freshwater wetland in the southeast corner of the property.

AESTHETIC CONSIDERATIONS: Visibility from Van Dorn/Hwy 2 and Hwy 77.

ALTERNATIVE USES: Commercial and industrial uses as allowed in the district.

ANALYSIS:

1. This request is for a race track for motorized vehicles as provided for in the proposed amended language of 27.63.570 , including a skateboard park.
2. The applicant states:
 - ! This would be a track for professional racing events, training and recreational use
 - ! Racing would be limited to 15 riders at any one time
 - ! Events would occur from April through November
 - ! No lighting is proposed for the racetrack.
 - ! A 200 space parking lot is provided. A waiver to paving would be by separate application
 - ! The owner/operator would offer parking use for other parks events that are non

concurrent.

! All landscaping and tree masses will remain the same

! Restrooms will be provided with city water and sewer

! A 4,000 square foot building for office and equipment storage.

! No additional fill is proposed for this site.

! A noise report by Health Department noted noise was not a problem due to background noise and the facility could meet code.

! The pond and small area of wetland in the southeast corner will not be disturbed.

3. The City Noise Ordinance will apply, along with any additional conditions attached with this permit.
4. The Police Department has noted concerns about future complaints do to noise.
5. Air pollution codes relative to dust will apply.
6. The requested waiver to parking lot paving does not meet conditions in Sec. 27.67.100 (c) that allows a waiver to surfacing requirements. This can not be reviewed as part of this special permit, but is a separate application.
7. Health Department notes several issues in their memo of October 11, 2004. The parking lot surfacing material is called out as gravel and limestone. 100% gravel is recommended.
8. The LLCHD does not believe that a racing event of this nature will exceed 50 dB(A) at any point beyond one - mile from the center of the track. This permit should not exempt the racetrack from LMC 8.24.
9. Public Works and Utilities notes in their memo of October 7, 2004, That the waiver of paving for this size site is unacceptable. Access for the race track and skateboard area from the parking lot must be shown. Wetlands appear to be disturbed. Parking on South Street will be prohibited at all times. The memo of October 13th notes water is available but sewer is non-abutting and perhaps not available by gravity flow.
10. Parks memo of October 13 notes other parks in the area and the need for non-concurrent operations do the noise interference. (Sherman Field, Sawyer Snell, Standing Bear, and Midget Football). A minimum impact on Wilderness Park and Cooper Park is anticipated. There is a need to protect and expand the tree mass on the east side abutting the park.
11. There are parks, residential areas, and a hospital (Lincoln Regional Center) within one mile of this facility. The request does not meet the current language of the code and its approval is dependent on approval of the associated text amendment.

CONDITIONS:

Site Specific:

1. This approval permits a motorcycle race track on this premise. The facility shall be limited to the following
 - a) Hours of operation shall be noon to 6:00 PM six days a week.
 - b) No more than a total of 45 participants on any race day.
 - c) No more than 15 motocross vehicles on the track at any one time.
 - d) Racing events shall only occur between April 1 and November 30.
 - e) The race track shall not be lighted. The parking and skateboard area may have lighting that meets city standard.
 - f) The facility shall meet all City codes for dust and noise.
 - g) All motorized vehicles on this site shall have factory equipped mufflers or muffler that meet factory equipped noise and exhaust specifications.
 - h) Tires and similar barriers, shall be managed for mosquito control.
 - i) The facility shall have proper trash disposal facilities and a minimum of two (2) permanent restroom facilities that meet code.
 - j) The facility's track will be properly watered down before and between races and practice runs to prevent excessive dust.
 - k) The pond and wetlands will be preserved and protected, to the satisfaction of the Watershed Management Division of Public Works.
 - l) The parking lot shall be paved to city standard.
 - m) All events shall be co-ordinated with the Parks Department and may not occur without permission in advance from the Lincoln Parks Department.
2. The Text amendment to 27.63.570 must be amended to permit this application.

General:

3. Before receiving building permits:
 - 3.1 The permittee shall complete the following instructions and submit the documents and plans to the Planning Department for review and approval.
 - 3.1.1 A revised site plan including 5 copies showing the following revisions:
 - 2.1.1.1 Show the wetlands protected to the satisfaction of the Public Works Department.

- 2.1.1.2 Show the ADA access trails to the tracks
- 2.1.1.3 Show the tree mass to be preserved and a landscape screen along the length of the abutting midget football field.

STANDARD CONDITIONS:

- 3. The following conditions are applicable to all requests:
 - 3.1 Before occupying this race track all development and construction is to comply with the approved plans.
 - 3.2 All applicable local, state and federal codes shall be complied with.
 - 3.3 The site plan accompanying this permit shall be the basis for all interpretations of setbacks, yards, locations of buildings, location of parking and circulation elements, and similar matters.
 - 3.4 This resolution's terms, conditions, and requirements bind and obligate the permittee, its successors and assigns.
 - 3.5 The applicant shall sign and return the letter of acceptance to the City Clerk within 30 days following the approval of the special permit, provided, however, said 30-day period may be extended up to six months by administrative amendment. The clerk shall file a copy of the resolution approving the special permit and the letter of acceptance with the Register of Deeds, filling fees therefor to be paid in advance by the applicant.

Prepared by

Mike DeKalb, 441-6370, mdekalb@lincoln.ne.gov

DATE: October 14, 2004

APPLICANT: David Samani
2504 Ridge Road
Lincoln, NE 68512
(402) 430-9708

OWNER: Betty Kubicek, PR for Otis Glebe Estate
Ron Talbert/Sherrie Gregory
142 West Lakeshore Drive
Lincoln, NE 68528
402) 475-1696

CONTACT: Dr. David Samani

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Special Permit #04057 **201 West South Street** **Race Track**

2002 aerial

Zoning:

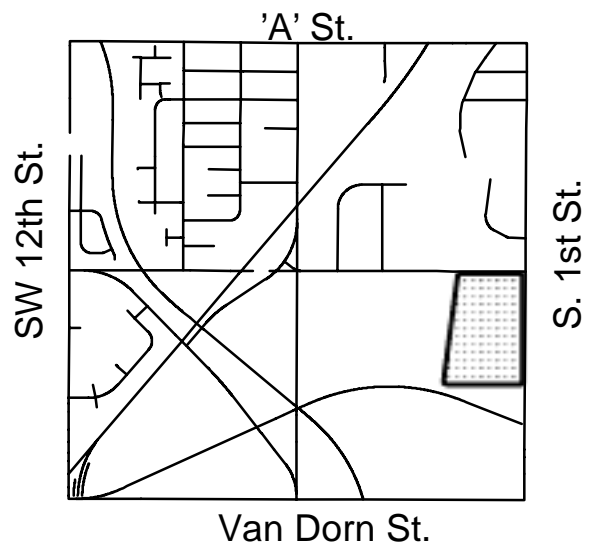
R-1 to R-8	Residential District
AG	Agricultural District
AGR	Agricultural Residential District
R-C	Residential Conservation District
O-1	Office District
O-2	Suburban Office District
O-3	Office Park District
R-T	Residential Transition District
B-1	Local Business District
B-2	Planned Neighborhood Business District
B-3	Commercial District
B-4	Lincoln Center Business District
B-5	Planned Regional Business District
H-1	Interstate Commercial District
H-2	Highway Business District
H-3	Highway Commercial District
H-4	General Commercial District
I-1	Industrial District
I-2	Industrial Park District
I-3	Employment Center District
P	Public Use District

One Square Mile
 Sec. 34 T10N R6E



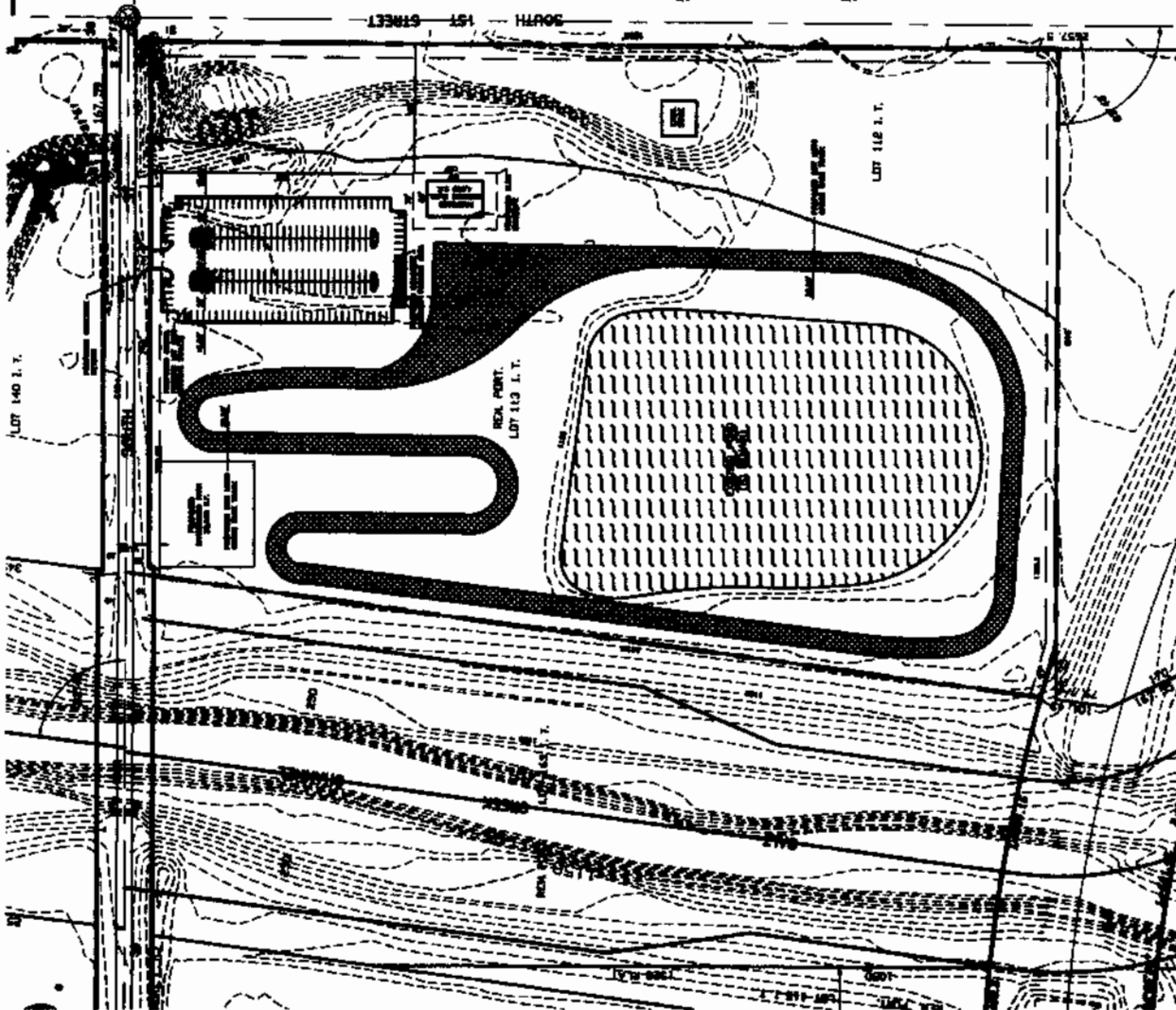
Zoning Jurisdiction Lines

City Limit Jurisdiction



Lincoln City - Lancaster County Planning Dept.

Special Permit #04057 201 West South Street Race Track



LANDSCAPE DESCRIPTION

ALL OF LOT 113 AND LOT 114 SHALL BE LANDSCAPED AS SHOWN ON THE LANDSCAPE PLAN. THE LANDSCAPE PLAN SHALL BE SUBMITTED TO THE CITY OF LINCOLN FOR REVIEW AND APPROVAL. THE LANDSCAPE PLAN SHALL SHOW THE LOCATION AND SPECIES OF ALL PLANTS AND TREES TO BE PLANTED. THE LANDSCAPE PLAN SHALL ALSO SHOW THE LOCATION AND SPECIES OF ALL TREES TO BE REMOVED. THE LANDSCAPE PLAN SHALL ALSO SHOW THE LOCATION AND SPECIES OF ALL TREES TO BE MAINTAINED. THE LANDSCAPE PLAN SHALL ALSO SHOW THE LOCATION AND SPECIES OF ALL TREES TO BE MAINTAINED. THE LANDSCAPE PLAN SHALL ALSO SHOW THE LOCATION AND SPECIES OF ALL TREES TO BE MAINTAINED.

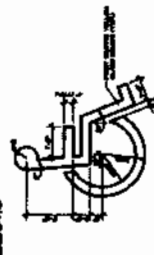
GENERAL NOTES

1. THE DEVELOPER/OWNER SHALL BE RESPONSIBLE FOR THE MAINTENANCE OF THE RACE TRACK AND ALL FACILITIES THEREON.
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EXISTING CONDITIONS, NOTES

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LANDSCAPING PLAN



LANDSCAPING PLAN



VICINITY MAP

NO SCALE



BRIAN D. CARSTENS & ASSOCIATES, INC.
LANDSCAPE ARCHITECTS
1000 WEST 10TH STREET
LINCOLN, NE 68502

ALL OLD EXISTING ROAD
AND ALL NEW ROAD
SHALL BE MAINTAINED
AND ALL NEW ROAD
SHALL BE MAINTAINED

HUSKER
OFF ROAD
MOTORCROSS
PARK

SPECIAL PERMIT
AND
TEXT CHANGES

SIXTH STREET &
SOUTH STREET
LINCOLN, NE

SITE
PLAN



SCALE: 1"=40'

DATE: 10/1/01

1 OF 1

GENERAL NOTES

1. THE OWNER/DEVELOPER RESERVES THE RIGHT TO BUILD ANYWHERE WITHIN THE REQUIRED SETBACKS AS PER THE L.M.C. OR AS SHOWN ON THIS PLAN.
2. LIGHTING OF THE MOTOCROSS TRACK AND SKATEBOARD PARK SHALL MEET CITY OF LINCOLN DESIGN STANDARDS.
3. THE DEVELOPER REQUEST A WAIVER OF PAVEMENT OF THE PARKING LOT TO 4" CRUSHED ROCK.
4. PORTABLE RESTROOMS WILL BE USED WHEN THERE ARE MOTOCROSS EVENTS.
5. NO FILL MATERIAL WILL BE BROUGHT INTO THE SITE.
6. WATER TRUCKS WILL BE USED TO WATER DOWN THE TRACK FOR EVENTS.
7. THE DEVELOPER REQUEST THE RIGHT TO MODIFY THE TRACK ALIGNMENT WITH THE PROPERTY SETBACKS.
8. THE ENTIRE PROPERTY IS LOCATED WITHIN THE 100 YEAR FLOODPLAIN.
9. SIGNAGE SHALL BE AS PER CHAPTER 27.39 OF THE L.M.C.

EROSION CONTROL NOTES

DRAINAGE AREA 1 -
EXISTING POTENTIAL POLLUTANT - SILT, GASOLINE AND OIL

POLLUTION CONTROL STRATEGIES OR BMPs - PLACED AND REPLACED A EARTHEN BERM AND ROCK OUTLETS BETWEEN THE EXISTING DRAINAGEWAY AND BIKE TRACK, PLANTED BROME GRASS ON ALL EXPOSED AREAS, EXCEPT FOR THE TRACK.

SPILL PREVENTION & CONTROL COUNTERMEASURE RESPONSE PRACTICES- FOR SPILLED GASOLINE OR OIL IMMEDIATELY APPLY DRY GRANULAR ABSORBENT.

EMPLOYEE TRAINING- ALL EMPLOYEES OF THE SITE SHALL BE TRAINED IN POLLUTION PREVENTION MEASURES.

SWPPP REVIEW AND UPDATE - SEMIANNUAL FACILITY SELF-INSPECTION, ANNUAL SWPPP REVIEW AND KEEP RECORDS OF INSPECTIONS, REVIEWS AND RESULTS WILL BE KEPT AT THE SITE AT ALL TIMES.

LAND USE PLANNING

RESIDENTIAL
& COMMERCIAL
DESIGN

601 OLD CHENEY ROAD
SUITE C
LINCOLN, NE 68512

PHONE: (402) 434-2424
FAX: (402) 434-0467
©2004 CARSTENS, INC.

HUSKER
OFF ROAD
MOTOCROSS
PARK

SPECIAL PERMIT
AND

Special Permit #04057
201 West South Street
Race Track

LEGAL DESCRIPTION

ALL OF LOT 112 AND LOT 113 EXCEPT A TRACT OF LAND DESCRIBED AS BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 113; THENCE NORTHERLY A DISTANCE OF 21.73 FEET ALONG THE WEST LINE OF SAID LOT 113; THENCE EASTERLY ON A 2408.20 FOOT RADIUS CURVE TO THE RIGHT, DEFLECTION TO THE INITIAL TANGENT BEING 097 DEGREES, 46 MINUTES, 34 SECONDS RIGHT, A DISTANCE OF 78.63 FEET, SUBTENDING A CENTRAL ANGLE OF 001 DEGREES, 52 MINUTES, 14 SECONDS TO A POINT ON THE SOUTH LINE OF SAID LOT 113; THENCE WESTERLY DEFLECTING 163 DEGREES, 08 MINUTES, 48 SECONDS RIGHT, A DISTANCE OF 78.33 FEET, ALONG SAID LINE TO THE POINT OF BEGINNING, ALL IN THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 10 NORTH, RANGE 6 EAST OF THE 6TH P.M., LANCASTER COUNTY, NEBRASKA.

**Special Permit #04057
201 West South Street
Race Track**



BRIAN D. CARSTENS AND ASSOCIATES
LAND USE PLANNING RESIDENTIAL & COMMERCIAL DESIGN
601 Old Cheney Road, Suite C Lincoln, NE 68512 Phone: 402.434.2424

September 30, 2004

Mr. Marvin Krout
Director of Planning
City of Lincoln/ Lancaster County
555 South 10th Street
Lincoln, NE 68508

RE: HUSKER OFF ROAD MOTORCROSS PARK
SPECIAL PERMIT FOR A RACE TRACK FOR MOTORIZED VEHICLES.
1ST AND SOUTH STREETS

Dear Marvin,

On behalf of Dr. David Samani of the Husker Off Road Riding Club, we submit the following Special Permit for your review.

The site is located at the southwest corner of South 1st Street and South Street, immediately east of Salt Creek. The site is currently zoned 'I-1'. The site is located within the 100 year flood plain, but no additional fill material will be imported to the site to construct the facilities.

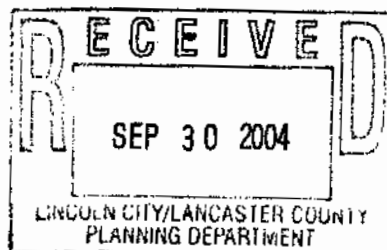
As part of the project, we are also reserving an area for a proposed skateboard park.

We are requesting a waiver to the paving requirements of the Lincoln Municipal Code regarding paving of parking lot.

Dr. Samani and one of the property owners have been meeting with the neighbors. They have also met with the West 'A' Street Neighborhood Association recently. There does not appear to be opposition to the project at this time.

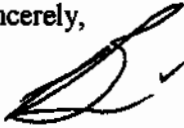
Mark Hunzeker is also submitting a 'text amendment' with this Special Permit. Please process both applications at the same time.

Please feel free to contact me if you have any further questions.



Page 2.

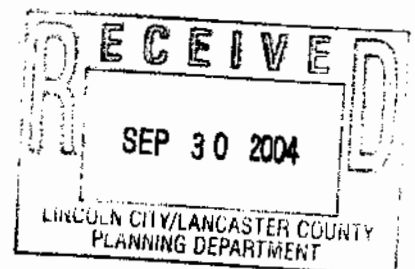
Sincerely,



Brian D. Carstens

cc: Dr. David Samani
Mark Hunzeker

Enclosures: 24 copies of the plan
Certificate of Ownership
Application for a Special Permit
Application Fees of \$740.00
8-1/2" x 11" reductions of the plan



Gary L Walsh
09/09/2004 09:31 AM

To: Rick L Thorson/Notes@Notes
cc: Chris M Schroeder/Notes@Notes
Subject: Noise Measurements in the Vicinity of the Proposed Dirt Bike Track
Near South 1st and South Streets
Wind Direction was South in Morning and Southeast in Late Afternoon/Early Evening

The following background sound equivalent (Leq) readings were obtained during late morning hours on 9/8/04 (all readings in dba)

- 1 At proposed site - 55.3 predominant noise was truck traffic on Van Dorn (wind is 170 degrees)
- 2 Sawyer Snell Park, north of ball diamond - 56.1 predominant noise was ADM Milling
- 3 SW 1st and West "B" Street - 54.4 predominant noise was traffic on "A" Street
- 4 Folsom Lane near South Folsom Street - 51.7 predominant noise was South Folsom Street Traffic

The following readings were obtained on 9/8/04 during the early evening with 10 to 12 dirt bikes operating at the proposed site

- 1 Sawyer Snell Park - 58.5 could hear dirt bikes but predominant noise was ADM Milling (wind is 140 degrees)
- 2 Folsom Lane and South Folsom Street - 55.2 could faintly hear dirt bikes but predominant noise was South Folsom Street traffic
- 3 The commercial zone area near SW 5th and South Street - 57.5 dirt bike noise was predominant, the background was 49.5 with no dirt bikes operating

The daytime (7 am to 10 pm) residential noise limit in LMC 8-24 is 65 dba which was not exceeded at any of the measurement locations

For certain kinds of noise (such as music) the daytime limit is reduced to 60 dba

The nighttime limit (10 pm to 7 am) is generally 55 dba but for certain kinds of noise this is reduced to 50 dba



Proposed Motorcycle Track Site



Site Buffer Buffer Distance



September 7, 2004

Petition for the Creation and Operation of a MOTOCROSS TRACK & OFF ROAD PARK

at First and South Street, Lincoln, Nebraska **AKA 201 W. 50 St.**
For information call: David Samuel (402) 434-9708

NAME (Must Be Registered Voter - 18 years old or older)	ADDRESS	PHONE
JEFFRY COX	910 B ST PALMYRA	780-5386
Jeremy Cox	910 B ST Palmyra	780-5386
LEON HERSHMAN	5713 PALMYRA ST Lincoln	488-1947
Michael McKay	2800S 7th Street #35	402-720-7979
Kurt Collins	8531 Arroyo Cir Lincoln	486-0171
Nick Barnes	2043 Park Ave. Lincoln	474-5532
Rock Yamada	6560 S. 32nd Lincoln	423-4055
Jack Samson	245 D Street Palmyra 68408	780-5324
Ryan Huest	1211 Bordeaux Circle 68522	476-0001
Tina Barnes	7100 S. 22nd #508 Lincoln 68512	388-9700
David Koster	4130 S 20th Lincoln 68402	680-3569
LARRY FLOVE	6100 VINE, S-38 Lincoln 68505	326-0611
Colin Ricci	501 E Douglas St Elkhorn NE 68022	203-2198
Kyle Stickelman	2730 S 28th St Lincoln NE 68516	540-8391
Phil Blizak	3718 B St Lincoln	489-9693
Shane Tucker	1863 Kennedy Dr	607-07727
BJ Miller	15657 Fifth Rd Adams 68001	416-0206
Ed Paulson	528 S. 10 ROAD palmyra	780-5062
Ben Paulson	528 S. 10 ROAD palmyra	780-5062
Jake Highsmith	3251 POTTER ST	601-4992
XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX
XXXXXXXXXX	XXXXXXXXXX	XXXXXXXXXX
Ross Koster	6538 Fairfax Ave	432-8159
Douglas Shacrock	Box 21A DoBois NE	859-4422
Agnes Westphal	RR 1 Box NE 68404	402-798-0351
	3700 N St	435-2451

Petition for the Creation and Operation of a MOTOCROSS TRACK & OFF ROAD PARK

at First and South Street, Lincoln, Nebraska
For information call: David Samani (402) 430-9708

NAME (Must Be Registered Voter - 18 years old or older)	ADDRESS	PHONE
1. <u>Ned J Badberg</u>	911 Peach	476-6437
2. <u>Reg Halma</u>	4840 J St	483-5682
3. <u>Carol L. Ladd</u>	2136 C St.	435-7358
4. <u>Jack S. Linn</u>	3520 C St	489-8485
5. <u>Robert J. Lowell</u>	1723 No 25th	314-0031
6. <u>Patricia L. Lynn</u>	1475 N 64th	402-560-6174
7. <u>John Lynn</u>	5526 HARTLEY	402-617-8132
8. <u>Joel S. Stry</u>	1319 S. 25th	402-438-4955
9. <u>Mark Hoffmann</u>	1710 Garfield #2	402-476-0963
10. <u>Neil Hall</u>	2128 B th Apt D	805-1870
1. <u> Rodney L Badberg</u>	911 PEACH	402 476-6437
2. <u>Valerie Marie Mckai</u>	1923 So 15	402 742-7047
3. <u>Kate Badberg</u>	911 Peach	(402) 477-6548
4. <u>Artis Farquhar</u>	912 Plum Plum	477-6548
5. <u>Scott Urbane</u>	P.O. Box 109A	402-846-5012
6. <u>Barb Seicher - Urbane</u>	P.O. Box 203	(402) 846-5053
7. <u>My Son</u>	1751 Euclid Ave	477-0041
8. <u>Don McNeil</u>	332 G Street	477-2341
9. <u>Michael Lungness</u>	300 C	476-9065
10. <u>Deanna Thlander</u>	300 C	476-9065
1. <u>Lizy W. W. W.</u>	1221 S. 22nd #4	402-3797
2. <u>HOWARD K. K.</u>	520 25th 27 #0	499-2767
3. <u>Thomas L. K.</u>	2510 S 9th	474-4657
4. <u>Sherrin Gregory</u>	142 W Lakeshore Dr.	475-1696

Petition for the Creation and Operation of a MOTOCROSS TRACK & OFF ROAD PARK

at First and South Street, Lincoln, Nebraska

For information call: David Samani (402) 430-9708

NAME

ADDRESS

PHONE

(Must Be Registered Voter - 18 years old or older)

1. <i>Therese [Signature]</i>	1745 R St	(402) 305-5515
2. <i>Brian Ualing</i>	1345 R St	(308) 340-8276
3. <i>Mark Pedersen</i>	1131 W Burt Dr.	402-202-8822
4. <i>John [Signature]</i>	1747 N 34 th St	402-630-8421
5. <i>John [Signature]</i>	6211 N 34 th St	712-310-1087
6. <i>Sam [Signature]</i>	232 Lombard Ct. Lincoln NE	402-476-1514
7. <i>Uladis Prochazka</i>	1161 N 109 th , Omaha, NE	402-826-7512
8. <i>John [Signature]</i>	3121 S. 41 st St Lincoln, NE	402-327-8391
9. <i>John [Signature]</i>	5503 So. 31 st #8 Lincoln NE	402-416-0396
10. <i>Ernie Jackson</i>	5653 Hedwig Dr	402-435-6646
1. <i>Brad VanBoening</i>	6211 N 34 th Lincoln NE 68504	(402) 890-0858
2. <i>Darrell McPave</i>	2601 N Eden dr Lincoln NE 68504	(402) 483-4568
3. <i>Justin Smith</i>	4133 Elk Ridge Rd Lincoln, NE 68510	473-9470
4. <i>Karen J. Koch</i>	104 7th St. Laurel, NE 68745	(402) 256-3050
5. <i>Bob [Signature]</i>	6951 Rebel Dr Lincoln 68576	(402) 420-5172

Petition for the Creation and Operation of a MOTOCROSS TRACK & OFF ROAD PARK

at First and South Street, Lincoln, Nebraska

For information call: David Samani (402) 430-9708

NAME (Must Be Registered Voter - 18 years old or older)	ADDRESS	PHONE
1. Michael LaSage	1929 S. 24th Lincoln NE	(402) 476-3260
2. Kyle Anderson	3347 S. 10th Ave	(402) 212-6782
3. Mark Rothman	2123 S 166 Ave	402 321-0502
4. Ryan Bradshaw	1345 R St	(785) 452-2670
5. AUSTIN POPPERT	1345 R St	(402) 416-1299
6. J.T. Smith	1345 R St	(402) 320-7421
7. Darrin Ginn	424 main Pleasant Dale	402 795-9308
8. Charles Walkers	211 Buque Road	402-475-1980
9. J. Stechy	5716 N. 20th Lincoln, NE 68521	402-416-3011
10. chn Stechy	505 S. 46th Lincoln, NE	402-327-2188
11. Ron Ginn	1035 ELDON RD LINCOLN	402-4184-5073
12. Greg Schmit	609 Stagecoach Hickman NE	402-792-3230
3. Jana Clark	6220 NW 2nd Cir #395 Lincoln NE 68521	402 304-0032
4. Bob Talbot	2730 S 8th	402-476-3061
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**Petition for the Creation and Operation of a
MOTOCROSS TRACK & OFF ROAD PARK**

at First and South Street, Lincoln, Nebraska

For information call: David Samani (402) 430-9708

NAME

ADDRESS

PHONE

(Must Be Registered Voter - 18 years old or older)

1. Jason Thuerber	PO Box 101 Firth NE 68358	791-5907
2. Terry Olson	8001 SW 56th Denton NE 68339	797-2069
3. Scott O'Leary	4320 Spencer Road, ME	430-2338
4. Jason Thuerber	Firth	610-1016
5. Dan Helmick	522 Helen Beatrice, NE	228-3917
6. Chad Armstrong	901 4th St. Milford, NE	(28) 611-4012
7. Brian McLaughlin	5120 Emerald Dr. #5 Lincoln, NE	(308) 260-5734
8. Ty Klopferstein	105 Willow Street Panama NE	788-2232
9. Barbara Klopferstein	105 Willow Street Panama, NE	788-2232
10. Stacey Lantieri	6132 NW Gary St. Lincoln, NE	476-0936
11. Mike Keans	6000 W 56th	466-6900
12. Shane Dacher	4218 St. Paul Ave	450-2564
13. [Signature]	1015 S. 21st St	289-0113
14. Cory Fleharty	301 S 45th Lincoln	730-4988
15. Chelsea Ross	5031 Vine #402	(402) 890-0081
16. Anthony DeCanti	18322 Polk St Omaha NE 68135	402 891 0992
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Petition for the Creation and Operation of a MOTOCROSS TRACK & OFF ROAD PARK

at First and South Street, Lincoln, Nebraska ~~AKA~~ 201 W. So St.
For information call: David Samant (402) 430-9708

NAME (Must Be Registered Voter - 18 years old or older)	ADDRESS	PHONE
1. Tom Treadway	15201 BENNET RD	402-782-2107
2. Dave Zickel (Z-man)	5141 S 37th Lincoln, NE 68516	402-420-5660
3. Stacy Blizak	3718 B St Lincoln NE 68516	402-9193
4. Dan Wallace	10630 17th Ave NE 68516	402-310-4979
5. Tyler Taylor	535 McBratney Clay Center	
6. James Puchett	827 2nd Rd Longford	(785) 210-5778
7. John Libynowski	9501 Olive Creek Rd Hickman	310-7822
8. Tom K. Edwards	4700 Bingham Court NE	421-8182
9. Josh Schwartz	888 W Lakeshore	310-4381
10. Cory Zieg	5141 S. 78	327-7150
11. Adam Langrish	8635 Lexington Ave	784-0653
12. Drew Wink	5801 N 1st Street	304-6192
13. Brian Michael	1030 Washington	742-7642
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LINCOLN SKATEPARK

BAHR VEERMER HAECKER

ARCHITECTS

LINCOLN ROLLERPARK ASSOCIATION

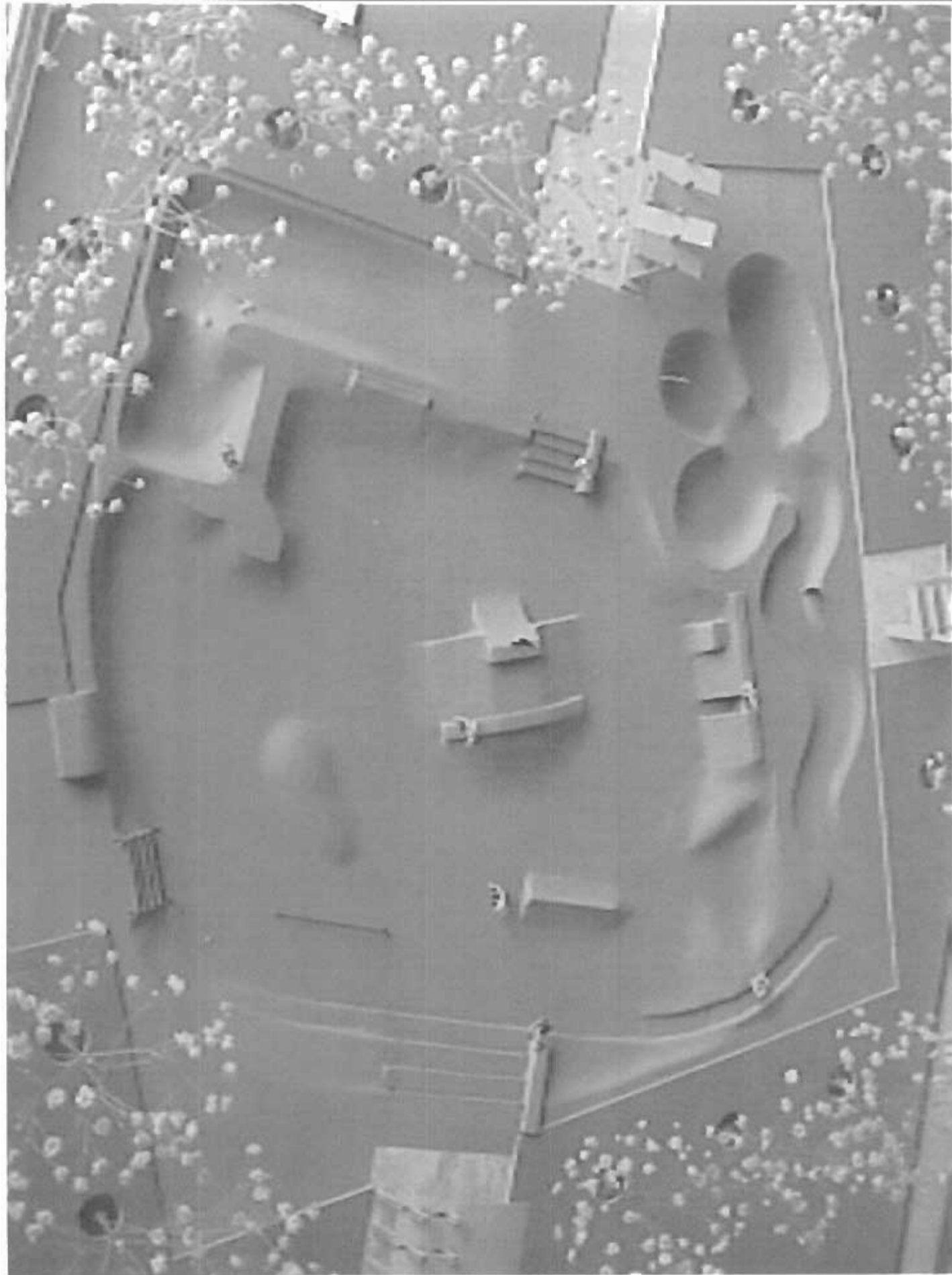
LINCOLN PARK AND RECREATION DEPARTMENT

PHONE 402 475 4551
FAX 402 475 0729

121 South 13th Street
Lincoln, Nebraska 68509

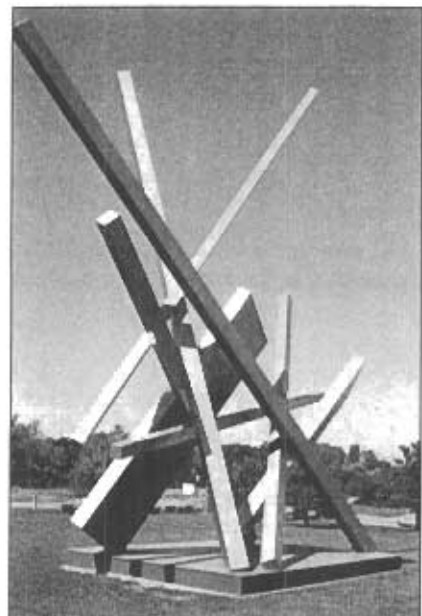
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15 NOV 1999
PROJECT#
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Westward

October 2004 19th Edition



A new sculpture was brought from Chicago to the Lincoln Plating plant on Folsom Street.

Lincoln Plating enhances neighborhood

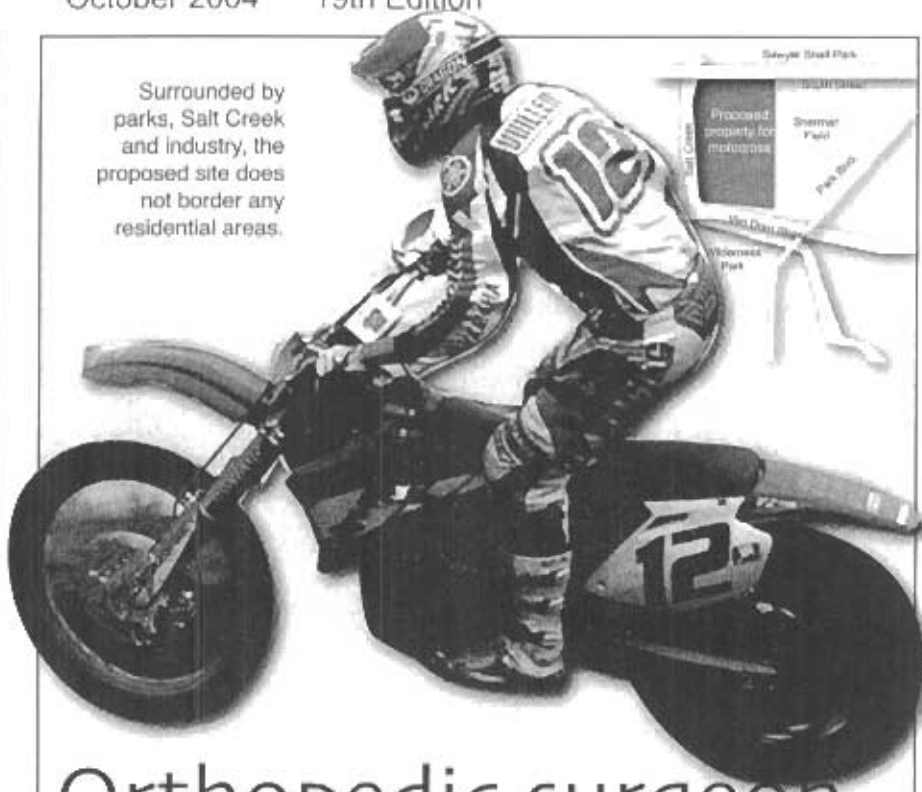
Lincoln Plating recently purchased a new sculpture by internationally renowned Tennessee artist, John Henry. Named "Ice Blue," the sculpture previously was located on Michigan Avenue in Chicago.

Henry's work is among the largest public sculptures in the U.S. His work is known for being geometrical and often brightly colored.

When asked what the thought was behind "Ice Blue," Henry explains, "I move in series with my work. All my pieces are kin and my ideas are formal ideas that work their way out of previous pieces."

Continued on Page 3

Surrounded by parks, Salt Creek and industry, the proposed site does not border any residential areas.



Orthopedic surgeon promotes motocross

Dr. David Somani visited the West A Neighborhood Association Sept. 20 to speak about a proposed motocross track his group would like to build just west of Sherman Field on 2nd and South Streets.

"I've treated a lot of kids who have taken their off-road vehicles near traffic," Somani said. "Many of them died." The doctor said that no off-road facility is available in Lincoln. "It's time we gave people a place to ride their vehicles on a legal track. Let's get them off our streets and construction sites" he said.

One issue, he said, was noise

created by these vehicles. Somani's group, Husker Off-Road Riding Club, conducted sound readings at the site on Sept. 8.

Fifteen motorcycles racing at full throttle were measured. The measurements found that truck traffic on Van Dorn Street created more noise than the motorcycles. "We measured the neighborhoods and other areas east of the proposed track and the cycles couldn't be heard," Somani said. "Noise should not be an issue to neighbors."

The club plans to maintain the
Continued on Page 3

Motocross considered

Continued from Page 1

land removing all construction debris. They will leave all trees and the flood plain undisturbed.

The club also would create 200 new parking spaces and share those spaces with midget football for their Sunday events. More than 300 trees would be planted. A chain link fence would surround the property. Motocross would not be scheduled during midget football, Somani said.

"Motocross is a rapidly growing sport," Somani said. "Lincoln has a major employer, Kawasaki, that manufactures these vehicles."

He said that the city of Beatrice already has asked to be considered for the track. Somani said the track could bring \$1-2 million to Lancaster County every year. The track would allow no smoking or alcohol.

"There are injuries in this sport," Somani said. "But, as a surgeon I see the same, if not worse, injuries in football."

The issue should reach the Lincoln Lancaster Planning Department in November or December. It may require some re-zoning.

To voice your opinion email the department, plan@ci.lincoln.ne.us

Lincoln Plating sculpture installed

Continued from Page 1

The setting is likely to completely change the piece itself, he said. The sculpture interacts differently with the space around it, according to Henry.

"The sculpture itself is very different here than it was in Chicago," said Henry. "In Chicago, it related to the buildings and the skyline. Here, the piece has a more natural setting. The scale is better

here because it is taller than the buildings giving the piece its own life.

"It fits in well here," he said.

\$2.5 million in impact fees collected so far

In July, the impact fee ordinance passed its first year of collections.

Public Works and Utilities reports that just under \$2.5 million was collected with building permits for new construction. Of that amount, 80 percent was collected from residential projects and the remainder from commercial projects.

Sixty percent of the revenue was directed to the fund for arterial street construction, with smaller amounts going to funds for water, sewer and parks and trails.

The impact fee ordinance was upheld by the District Court in a challenge to its validity, but that decision is being appealed to higher courts.

indigo
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karla roscoe - graphic artist

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brochures	signs
business cards	vehicle, boat &
invitations	window lettering
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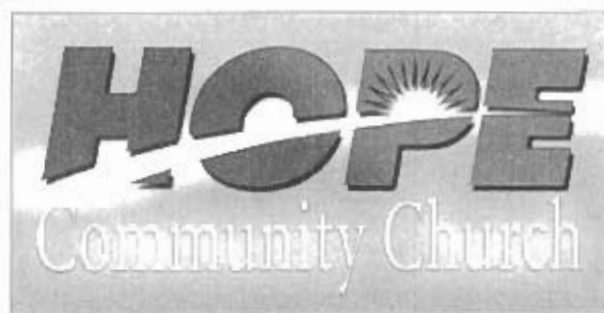
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Meeting at Roper Elementary School (for now)
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Dirt Bike - Noise

Rick L Thorson

09/13/2004 01:36 PM

To: Michael V Dekalb/Notes@Notes

cc:

Subject: Noise Measurements in the Vicinity of the Proposed Dirt Bike Track
Near South 1st and South Streets
Wind Direction was South in Morning and Southeast in Late
Afternoon/Early Evening

----- Forwarded by Rick L Thorson/Notes on 09/13/2004 01:29 PM -----

Gary L Walsh

09/09/2004 09:31 AM

To: Rick L Thorson/Notes@Notes

cc: Chris M Schroeder/Notes@Notes

Subject: Noise Measurements in the Vicinity of the Proposed Dirt Bike Track
Near South 1st and South Streets
Wind Direction was South in Morning and Southeast in Late
Afternoon/Early Evening

The following background sound equivalent (Leq) readings were obtained during late morning hours on 9/8/04 (all readings in dba):

1. At proposed site - 55.3 predominant noise was truck traffic on Van Dorn (wind is 170 degrees)
2. Sawyer Snell Park, north of ball diamond - 56.1 predominant noise was ADM Milling
3. SW 1st and West "B" Street - 54.4 predominant noise was traffic on "A" Street
4. Folsom Lane near South Folsom Street - 51.7 predominant noise was South Folsom Street Traffic

The following readings were obtained on 9/8/04 during the early evening with 10 to 12 dirt bikes operating at the proposed site:

1. Sawyer Snell Park - 58.5 could hear dirt bikes but predominant noise was ADM Milling (wind is 140 degrees)
2. Folsom Lane and South Folsom Street - 55.2 could faintly hear dirt bikes but predominant noise was South Folsom Street traffic
3. The commercial zone area near SW 5th and South Street - 57.5 dirt bike noise was predominant, the background was 49.5 with no dirt bikes operating

The daytime (7 am to 10 pm) residential noise limit in LMC 8.24 is 65 dba which was not exceeded at any of the measurement locations.

For certain kinds of noise (such as music) the daytime limit is reduced to 60 dba.

The nighttime limit (10 pm to 7 am) is generally 55 dba but for certain kinds of noise this is reduced to 50 dba.



MICHAEL WOOLMAN
<lpd737@CJIS.CI.LINC
OLN.NE.US>

10/04/2004 02:01 PM

To: Mike Dekalb <MDekalb@ci.lincoln.ne.us>
cc:
Subject: Husker Off Road Motorcross Park

Mr. Dekalb,

The Lincoln Police Department objects to the "Husker Off Road Motorcross Park SP# 04057". We feel that the motorcross park will be the center of noise complaints in the area.

Sergeant Michael Woolman
Lincoln Police Department

NOISE CONTROL ORDINANCE

Selected excerpts

Sections:

8.24.010	Citation of Ordinance.
8.24.020	Policy.
8.24.030	Purpose.
8.24.040	Scope.
8.24.050	Definitions.
8.24.060	Administration of Noise Control Program.
8.24.070	Duties of Health Officer.
8.24.080	Periodic Reports.
8.24.090	Noise Disturbances Prohibited.
8.24.100	Motorized Vehicles and Motorcycles on Public Right-of-way.
8.24.110	Recreational Motorized Vehicles Operating Off Public Right-of-way.
8.24.120	Racing Events.
8.24.130	Rail Carrier Operation.
8.24.140	Emergency Exception.
8.24.150	Variances.
8.24.160	Abatement Orders.
8.24.170	Penalty.
8.24.180	Additional Remedy; Injunction.

8.24.010 Citation of Ordinance.

This chapter may be cited and shall be known as the "Noise Control Ordinance" of the City of Lincoln. (Ord. 15558 §1; May 14, 1990: P.C. §8.62.010: Ord. 12722 §1; October 29, 1979).

8.24.020 Policy.

Whereas excessive sound is a serious hazard to the public health and welfare, safety, and the quality of life; and whereas a substantial body of science and technology exists by which excessive sound and vibration may be substantially abated; and, whereas the people have a right to and should be ensured an environment free from excessive sound and vibration that may jeopardize the health and welfare or safety of its citizens or degrade the quality of life. It is therefore the policy of the City of Lincoln to prevent excessive sound and vibration which will jeopardize the health and welfare or safety of its citizens or degrade the quality of life. (Ord. 15558 §2; May 14, 1990: P.C. §8.62.020: Ord. 12722 §2; October 29, 1979).

8.24.090 Noise Disturbances Prohibited.

(a) No person shall make, continue, or cause to be made or continued, any noise disturbance. For sources of noise other than those specifically listed in this subsection, determinations of noise disturbances may be made through application of the sound level limits listed at Table 1. The sound level limits listed at Table 1 may be applied to the noise sources specifically listed in this subsection for the purpose of determining noise disturbances where the receiving land uses are other than residential or noise sensitive zones. Without limiting the foregoing, the following acts, and the causing thereof, are declared to be in violation of this prohibition:

(1) Radios, television sets, musical instruments, and similar devices: Operating, playing, or permitting the operation or playing of any radio, television, phonograph, drum, musical instrument, sound amplifier, or similar device which produces, reproduces, or amplifies sound in such a manner as to create a noise disturbance across a residential real property boundary or within a noise-sensitive zone, except for activities open to the public and for which any required permit has been issued. For those activities requiring a permit, a property line noise limit and/or time limit will be established that is agreeable to the permit grantor, the health officer, and the grantee.

In all other cases, property line noise standards for the residential receiving land use or noise-sensitive zone may be applied to determine the existence of noise disturbance. The standards are 60 db(a), maximum three minute Leq, for the time period 7:00 a.m. to 10:00 p.m.; and 50 db(a), maximum three minute Leq, for the time period 10:00 p.m. to 7:00 a.m.

(2) Loudspeakers/public address systems: Using or operating for any purpose any loudspeaker, public address system, or similar device in such a manner as to cause a noise disturbance across a residential real property boundary or within a noise-sensitive zone. The following property line noise standards may be applied to the residential receiving land use or noise-sensitive zone to determine the existence of a noise disturbance: 60 db(a), maximum one minute Leq, for the time period 7:00 a.m. to 10:00 p.m.; and 50 db(a), maximum one minute Leq, for the time period 10:00 p.m. to 7:00 a.m.

(3) Animals and birds: Owning, possessing, or harboring any animal or bird which makes sounds which create a noise disturbance across a residential real property boundary or within a noise-sensitive zone. The following property line noise standards may be applied to the residential receiving land use or noise-sensitive zone to determine the existence of a noise disturbance: 65 db(a), maximum one minute Leq, for the time period 7:00 a.m. to 10:00 p.m.; and 55 db(a), maximum one minute Leq, for the time period 10:00 p.m. to 7:00 a.m. This provision shall not apply to public zoos, the humane society, or licensed veterinarians.

(4) Loading and unloading: Loading, unloading, opening, closing, or other handling of boxes, carts, containers, building materials, or similar objects in such a manner as to cause a noise disturbance across a residential real property boundary or within a noise-sensitive zone. The following property line noise standards may be applied to the residential receiving land use or noise-sensitive zone to determine the existence of a noise disturbance, except as noted in subsection (c): 65 db(a), maximum five minute Leq, for the time period 7:00 a.m. to 10:00 p.m.; and 55 db(a) maximum five minute Leq, for the time period 10:00 p.m. to 7:00 a.m.

(5) Construction: Operating or permitting the operation of any tools or equipment used in construction, drilling, or demolition work:

(i) Between the hours of 10:00 p.m. and 6:00 a.m. the following day on any day in such a manner as to create a noise disturbance across a residential real property boundary or noise-

within a noise-sensitive zone, provided, however, that no measurements shall be made less than twenty-five feet from the property line of the property on which the vehicle is located. The following property line noise standards may be applied to determine the existence of a noise disturbance: 65 db(a), maximum fifteen second Leq, for the time period 7:00 a.m. to 10:00 p.m.; and 55 db(a) maximum fifteen second Leq, for the time period 10:00 p.m. to 7:00 a.m.

(17) Impulsive sound: No person shall cause or allow the emission of impulsive sound from any noise source which exceeds the peak level limits specified in Table 2; provided, however, that no measurements shall be made less than twenty-five feet from the property line of the source from which the noise emanates.

(b) Measurements to determine whether a noise disturbance exists shall be made at or within the property boundary of the receiving land use. The measurements shall be made with a sound level meter meeting the standards of the American National Standards Institute (ANSI), or its successor body, for a minimum of a Type II meter.

(c) All activities within a commercial or industrial land area shall be exempt from any of the general or specific provisions in subparts (4), (6), and (16)(i) of subsection (a) between the hours of 6:00 a.m. and 10:00 p.m. of the same day on any day.

(d) If a noise level limit has been established by another city department for a specific noise source or activity, that limit shall be used to determine the existence of noise disturbance if different from a level in subsection (a) or Table 1 that may be applicable.

(e) Farms or farming operations in excess of ten acres in area that were in existence prior to changes in surrounding land use, or prior to occupancy of land in and about the locality of such farms or farming operations, shall be exempt from the provisions of this section; provided, however, that the farms or farming operations were not creating noise disturbances to surrounding land before the change in land use or occupancy of land.

Table 1. Sound Levels by Receiving Land Use

Receiving Land-Use Category	Time	Sound Level Limit, in dBA
		Maximum Ten-Minute* Leq Level**
Residential	7:00 a.m. to 10:00 p.m.	65
	10:00 p.m. to 7:00 a.m.	55
Noise-sensitive zone, or agricultural residential	7:00 a.m. to 10:00 p.m.	60
	10:00 p.m. to 7:00 a.m.	50
Commercial or business	At all times	70
Industrial	At all times	75

Agricultural	6:00 a.m. to 10:00 p.m.	75
	10:00 p.m. to 6:00 a.m.	50

Notes:

- * Unless a different time period has been specified for the specific types of noise disturbances listed under 8.24.090(a).
- ** Slow meter response or use meter with Leq function.

**Table 2. Peak Sound Level Limits by
Receiving Land Use for Impulsive Sound**

<u>Receiving Land-Use Category</u>	<u>Time</u>	<u>No. of Peaks/Hr.</u>	<u>Maximum Peak Level Limit,* in dBA</u>
Residential, Noise-Sensitive Zones, or Agricultural Residential	7:00 a.m. to 10:00 p.m. 10:00 p.m. to 7:00 a.m.**	1	85
		2	79
		4	73
		8	67
		16+	61
Commercial	At all times	1	90
		2	84
		4	78
		8	72
		16+	66
Industrial Agricultural	At all times 6:00 a.m. to 10:00 p.m. 10:00 p.m. to 6:00 a.m. ***	1	95
		2	89
		4	83
		8	77
		16+	71

Notes:

- * Fast-hold meter function only.
- ** Reduce limits listed by 10 dBA for this period.
- *** Reduce limits listed by 20 dBA for this period.

(c) The penalties for exceeding the limits in table 4 are set forth in Section 8.24.170(d), Table 10. (Ord. 15558 §10; May 14, 1990; P.C. §8.62.100; Ord. 13499 §4; December 6, 1982; prior Ord. 12722 §10; October 29, 1979).

8.24.110 Motorized Vehicles and Motorcycles Operating Off Public Right-of-way.

No person shall operate or cause to be operated any motor vehicle or motorcycle off a public right-of-way in such a manner that the sound level emitted therefrom exceeds the limits set forth in Table 5 at a distance of 50 feet (15 meters) or more from the path of the vehicle when operated on a public space, or at or across the real property boundary when operated on private property. This section shall apply to all motor vehicles and motorcycles, whether or not duly licensed and registered.

Table 5. Recreational Motorized Vehicle Sound Limits

<u>Vehicle Type</u>	<u>Sound Level Limit, in dBA</u>
Snowmobile	78
Motorcycle	78
Any other vehicle	78

(Ord. 15558 §11; May 14, 1990; P.C. §8.62.110; Ord. 13499 §5; December 6, 1982; prior Ord. 12722 §11; October 29, 1979).

8.24.120 Racing Events.

(a) No person shall conduct, or permit the conducting of, any part of an organized racing event which involves a contest between or among motor vehicles or motorcycles on public or private property after 10:00 p.m. or before 10:00 a.m. When an emergency condition occurs as a result of an accident or absence of an emergency vehicle during a racing event that results in a delay in finishing by 10:00 p.m., the time period for ending the event may be extended by one-half hour. The health officer shall be notified as to the specific reason for the extension within twelve hours after the conclusion of the event.

(b) For periods other than those associated with scheduled racing events, no person shall permit the operation of motor vehicles or motorcycles used in organized racing events which involves tuning of motor vehicles or motorcycles, practice sessions, or other related activities on the property of a public or private racing facility after 9:30 p.m. or before 10:00 a.m.

(c) As directed by the health officer, the owner or operator of a racing facility for motor vehicles or motorcycles shall implement a plan approved by the health officer for the reduction of noise levels from the facility. The approved plan shall be implemented by the owner or operator of the racing facility no later than May 1, 1983.

(d) The provisions of subsections (a), (b), and (c) above shall not apply to any racing event held at a race track lawfully operated under a special permit granted pursuant to Section 27.63.570 of the Lincoln Municipal Code. Said subsections shall apply, however, to any racing event held at a race track which constitutes a nonconforming use outside of the I-1 Industrial or AG Agriculture zoning districts.

**LINCOLN-LANCASTER COUNTY HEALTH DEPARTMENT
INTER-OFFICE COMMUNICATION**

TO: Mike DeKalb

DATE: October 13, 2004

DEPARTMENT: Planning

FROM: Chris Schroeder

ATTENTION:

DEPARTMENT: Health

CARBONS TO: EH File
EH Administration

SUBJECT: Samani Racetrack
SP #04057 CZ #04068

The Lincoln-Lancaster County Health Department (LLCHD) has reviewed the special permit application and accompanying change of application for the proposed racetrack with the following noted:

- There is some discrepancy as to what type of surfacing material that will be used for the proposed parking lot. Labeling on the site plan indicates gravel whereas the site plan's general notes indicate that four inch crushed rock (limestone) will be used for surfacing. The LLCHD recommends that one-hundred percent gravel or, at a minimum, a mix of gravel and limestone is used for surfacing to minimize the production of fugitive dust. Furthermore, the applicant will need to comply with the Lincoln-Lancaster County Air Pollution Control Program Regulations and Standards Article 2, Section 32 Dust-- Duty to Prevent Escape Of.
- This special permit application is deficient in that it does not provide information required under Lincoln Municipal Code (LMC) 27.63.570 (a)(4) and (6).
- The LLCHD has no objection to the proposed text amendment by the applicant under LMC 27.63.570(b).
- The LLCHD does not believe that a racing event of this nature will exceed 50 dB(A) at any point beyond one-mile from the center of the track.

- The following amendment is suggested for the proposed text change under LMC 27.63.570(g): (1) and shall not exempt the racetrack from the noise standards of chapter 8.24 and from any specific noise limits that may be established in a special permit that are more stringent than those of chapter 8.24; or (2) and shall not exempt the racetrack from the noise standards of chapter 8.24. Noise standards that are more stringent than those in chapter 8.24 may be established in a special permit. The reason for this additional amendment is to address the current technology available for reducing motor vehicle/motorcycle noise that may provide for greater reduction in noise levels than currently established in chapter 8.24. The LLCHD prefers option number 2.
- During the construction process, the land owner(s) will be responsible for controlling off-site dust emissions in accordance with Lincoln-Lancaster County Air Pollution Regulations and Standards Article 2 Section 32. Dust control measures shall include, but not limited to application of water to roads, driveways, parking lots on site, site frontage and any adjacent business or residential frontage. Planting and maintenance of ground cover will also be incorporated as necessary.

Memorandum

To:	Mike DeKalb, Planning Department
From:	Charles W. Baker, Public Works and Utilities
Subject:	Samani Racetrack Special Permit #04057, 1st and South Streets
Date:	October 7, 2004
cc:	Randy Hoskins Ben Higgins Scott Cockrill Nicole Fleck-Tooze Terry Kathe

The City Engineer's Office of the Department of Public Works and Utilities has reviewed the Samani Racetrack Special Permit # 04057, located at 1st and South Streets. Public Works has the following comments:

- The proposed parking area shows 200 parking stalls. If this is the actual anticipated capacity of the site, Public Works cannot support a waiver to the design standards for the paving requirement. The traffic volumes and vehicle types with motorcycle trailers will not have defined spaces to park without being hard surfaced. Loose gravel material and mud will be tracked onto South Street during adverse weather. Design Standards require hard surfacing for 6 or more required stalls. The handicap requirement alone meets this condition.
- Access to the racetrack and to the proposed skate board area from the parking lots has not been shown. This will be important for the movement of the motorcycles from the parking area to the track with the pedestrian movements involved on this site. The path and location of handicap accessible viewing areas must also be shown and meet ADA Requirements.
- Watershed Management has provided the attached wetlands map of this property. It appears that wetland areas will be adversely affected with the track layout as proposed.
- Traffic Engineering requires that regardless of waivers for parking lot surfacing, parking along South Street will be prohibited at all times.

- Conversations with Terry Kathe of Building and Safety has brought out the following concerns:

An assembly area has not been shown, therefore the number of required parking stalls cannot be determined.

The rest room requirement is proposed as portable units as noted in Item 4 of the general notes, however the location is not shown on the site plan.

The lighting requirement is noted as Item 2 of the general notes, however it is also not shown on the site plan.

Landscape screening is not shown.

There are three park areas within close proximity to this proposed site. Noise abatement issues have not been noted.

Memorandum

To:	Mike Dekalb, Planning Department
From:	Dennis Bartels, Engineering Services
Subject:	Additional Information for Samani Racetrack
Date:	October 13, 2004
cc:	Randy Hoskins Ben Higgins Brian Kramer

Engineering Services has reviewed the additional information for the proposed motor cross track on the south side of West South Street west of 1st and has the following comments:

1. The additional information states sewer and water will be provided by the City. City water is abutting this property in South Street. There are no abutting sewer mains. From a preliminary review of existing topographic and sanitary sewer information, it does not appear possible to extend a gravity sewer to this site from existing sewers.
2. The letter states part of this property is in the flood plain. The flood plain map I reviewed shows the entire site in the flood plain. The proposed building and track would likely require fill within the flood plain.

Memorandum

October 13, 2004

TO: Mike DeKalb, Planning

FR: Lynn Johnson, Parks and Recreation *Lynn Johnson*

RE: Special Permit #04057, CZ #04068 – Samani Race Track

Parks and Recreation Department staff have reviewed the above reference development application and have the following comments:

1. The proposed facility is located immediately west of the Midget Football facility and Sherman Field. Sherman Field is the City's premier baseball facility. In addition Sawyer Snell Park is located immediately northeast of the subject site. Standing Bear Park is located approximately 0.25 miles east of the site. Each of these park areas is heavily utilized for team sport activities. It is essential that players on the athletic fields be able to hear directions from coaches and officials for the safety of participants and effective conduct of games. In addition, it is desirable for spectators to be able to watch games without distraction from outside noise sources. Please find attached a listing of times when Sherman Field, the Midget Football facility, Sawyer Snell Park and Standing Bear Park are typically used for organized sports activities.

At this time, we are requesting that use of the proposed motorcycle track for practice and competitions be restricted to those times outside of the of the established schedules for organized sports events at Sherman Field, the Midget Football facility, Sawyer Snell Park and Standing Bear Park. Preference should be given to times for the sports events since they are pre-existing uses. Thus, use of the motorcycle track could be allowed during the following times:

January – open

February – open

March – weekday mornings and early afternoons, Sundays

April – weekday mornings and early afternoons, Sundays

May – weekday mornings and early afternoons

June – weekday mornings and early afternoons

July – weekday mornings and early afternoons

August – weekday mornings and early afternoons

September – weekdays and Saturdays

October – weekdays and Saturdays

November – open

December – open

2. Cooper Park is located approximately 0.9 miles northeast of the subject site. Wildemess Park is located approximately 0.25 miles south of the site. It is anticipated that noise from motorcycles using the subject site will have minimal impact on use of these park areas due to distance and/or existing background noise in the area from various sources including traffic on Van Dom Street and grain mills.
3. A drainage channel discharging into the pond on the subject site extends through Standing Bear Park and along the south sides of Sherman Field and the Midget Baseball facility. The proposed layout of the motorcycle track crosses this drainage channel. We are requesting that the culvert installed to accommodate this crossing be adequately sized so as not to back water onto the upstream park areas during a significant storm event.
4. We are requested that the tree mass along the eastern boundary of the site be retained and additional landscaping installed as needed to provide a continuous landscape screen between the subject site and the adjoining Midget Football facility.
5. We are requesting that dust abatement activities be implemented during and after use of the proposed facility.
6. The parks in the vicinity of the subject site are unusual in that their only use is organized sports activities. Most other parks provide for a variety of passive and active recreation activities. Noise from motorcycle tracks could be disruptive to the quiet enjoyment of a typical park site. Therefore, we are supportive of retaining the language in Section 27.63.570(g) establishing criteria for separation of such facilities from parks and open space, except in instances where the City Council finds that the proposed track is not disruptive to activities in nearby parks.

We understand the proposed special permit and change of zone will be placed on the October 27 agenda of the Planning Commission, with the public hearing being continued to November 10 to allow for a demonstration of use and associated noise emanating from the proposed motorcycle track. We support this process and schedule as it will allow consideration of the proposal by the Parks and Recreation Advisory Board during their regular monthly meeting on November 4. It will also provide an opportunity to experience noise levels at the four park sites in the area of the subject site.

Scheduled Use of Sherman Field Sawyer Snell and Standing Bear Parks

Sherman Field:

Mid-March through mid-May - High School Baseball

Mondays - Saturdays

Weekdays 4:00 p.m. - 10:00 p.m.

Saturdays 9:00 a.m. - 10:00 p.m.

Third week of May through mid-August - Legion Baseball

Tuesdays through Fridays 4:00 p.m. - 10:30 p.m.

Saturdays & Sundays 9:00 a.m. - 10:30 p.m.

Mondays are used for rain-out make-up

Sherman Field - Midget Football Complex:

Sundays - last Sunday in August through late October

9:00 a.m. - 7:00 p.m.

Sawyer Snell Fields:

March 1st through May 1st

High School Baseball - 3:30 p.m. until dark

Late April - mid-August

City Rec. Softball Leagues

Monday through Friday - 6:00 p.m. - 10:30 p.m.

Saturdays & Sunday softball and baseball

Tournaments 8:00 a.m. - 10:30 p.m.

Sundays - Sept. 1st through mid-October

YMCA Coed Softball League - noon - dark

Standing Bear Park:

March 1st through May 1st

Lincoln Public Schools Soccer Practice

Monday through Friday - 3:00 p.m. until dark

June 1st through August 1st

Lincoln Chiefs Baseball

Monday through Friday - 6:00 p.m. until dark

Early August through end of October

Lincoln Midget Football - 5:00 p.m. until dark